

UNOFFICIAL COPY

Doc#: 2011320173 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/22/2020 12:12 PM Pg: 1 of 2

Dec ID 20200401657138
ST/CO Stamp 1-752-639-712 ST Tax \$185.00 CO Tax \$92.50
City Stamp 1-590-110-432 City Tax: \$1,942.50

TRUSTEE'S DEED

The grantor, Gary M. Elden, not individually but as Trustee under the provisions of a trust agreement dated the 20th day of September, 1991 and known as The Sylvia Arline Elden Trust, County of Cook, State of Illinois, in consideration of the sum of TEN and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby

For Recorder's Use Only

acknowledged, and in pursuance of the power and authority vested in the grantor as said trustee and of every other power and authority the grantor does hereby convey and warrant unto the grantees, Jeremiah Sheehy and Lisa Sheehy*, of Chicago, IL, as joint tenants, an undivided 100% interest in fee simple, the following described real estate, situated in the County of Cook, and State of Illinois, to wit:

*husband + wife

UNIT 3A IN 3440 LAKE SHORE DRIVE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 1 AND 2, IN OWNERS DIVISION OF THAT PART OF LOT 26, (EXCEPT THE WESTERLY 200 FEET THEREOF), LYING WESTERLY OF SHERIDAN ROAD, IN THE SUBDIVISION OF BLOCK 16, IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 AND 33 TO 37, IN PINE GROVE, IN FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'D', TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENTS 25106295; AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 14-21-307-047-1001

Address of real estate: 3440 N. Lake Shore Drive, Unit 3A, Chicago, IL 60657

Subject only to: (a) covenants, conditions and restrictions of record; (b) private, public and utility easements and roads and highways, if any; (c) party wall rights and agreements, if any; (d) existing leases and tenancies (e) special taxes or assessments for improvements not yet completed; (f) installments not due at the date hereof of any special tax or assessment for improvements heretofore completed; (g) mortgage or trust deed specified below, if any; (h) general taxes for the year 2019 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2020; together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

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IN WITNESS WHEREOF, the grantor, as trustee as aforesaid, has hereunto set his hand and seal the 8th day of April, 2020.

Gary M. Elden
Gary M. Elden, as trustee as aforesaid

State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Gary M. Elden, Trustee

personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act as such trustee, for the uses and purposes therein set forth.

Given under my hand and official seal, this 8th day of April, 2020.

Brian J. Matsko
Notary Public



My commission expires 05/26/21.

This instrument was prepared by Brian Matsko, 2622 W. Peterson Ave., Suite 9, Chicago, IL 60659

MAIL TO: Simeas →

SEND SUBSEQUENT TAX BILLS TO:

Jeremiah A. Sheehy
+
Lisa J. Sheehy
4632 W. Lawrence Ave
Chicago IL 60630